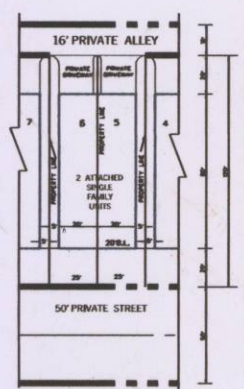
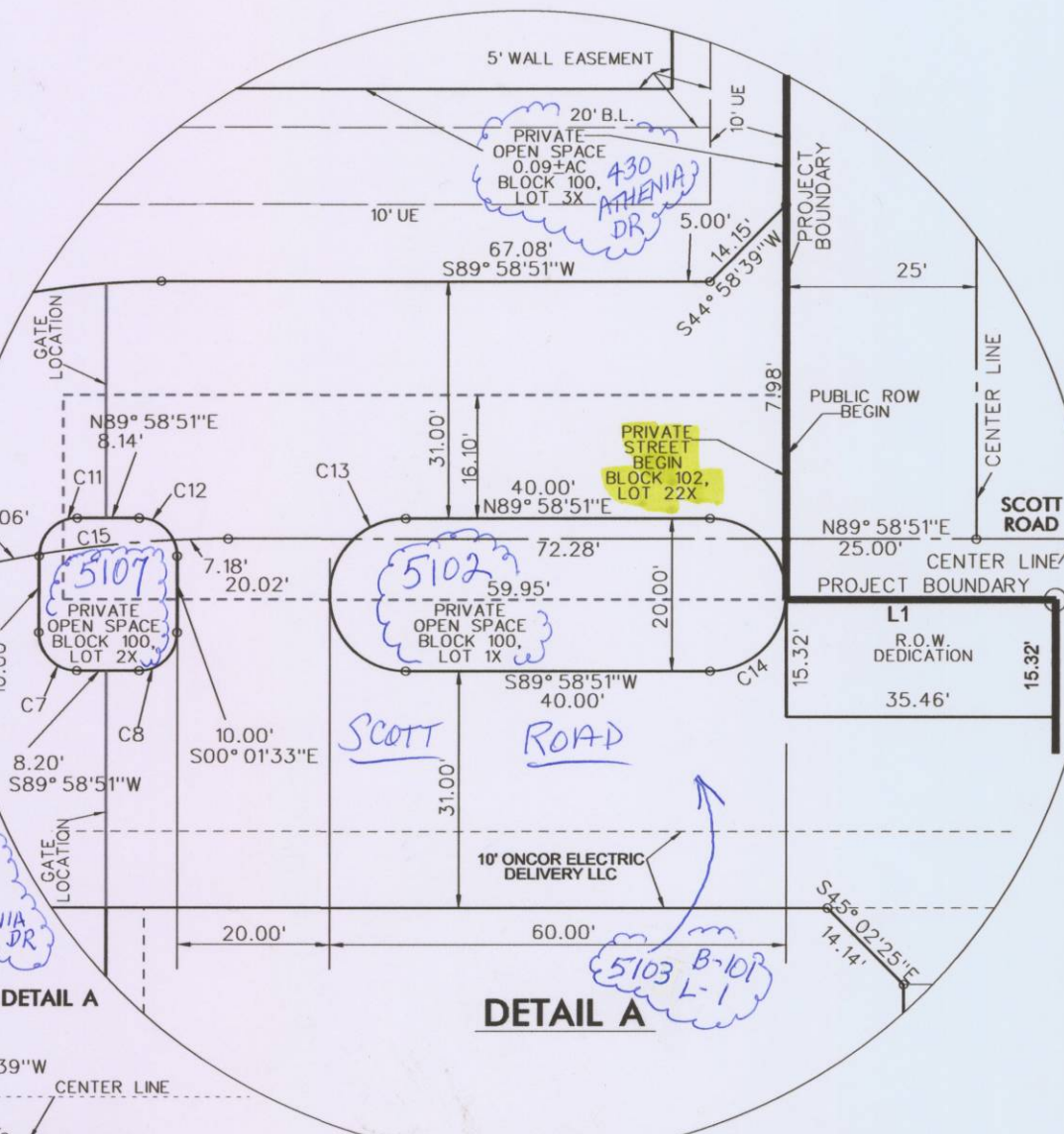


12. DIRECT ACCESS FROM SINGLE/DUPLEX RESIDENTIAL DRIVES ONTO 'ATHENIA DR' IS PROHIBITED.



OWNER/DEVELOPER: FW RIVERCREST BEND,
LLC
2929 W. FIFTH ST., #A
FORT WORTH, TX 76107
PHONE: (817) 332-9600
FAX: (817) 332-8405

LINE CHART					
NO.	BEARING	DISTANCE	NO.	BEARING	DISTANCE
L1	N89°58'55"E	35.45'	L14	S88°00'7"W	13.00'
L2	N30°30'9"W	7.63'	L15	N45°56'29"W	14.14'
L3	N89°58'55"E	25.28'	L16	N45°03'34"W	14.14'
L4	N00°01'33"W	5.00'	L17	N45°56'29"E	14.14'
L5	N89°58'55"E	5.83'	L18	S45°53'35"W	14.14'
L6	N00°01'33"W	34.86'	L19	N45°02'25"E	14.14'
L7	N89°58'55"E	26.63'	L20	N45°02'22"E	14.15'
L8	S00°03'40"E	25.00'	L21	N45°02'25"E	14.15'
L9	S00°03'40"E	25.00'	L22	N44°57'35"E	14.14'
L10	S00°03'40"E	25.00'	L23	N44°57'35"E	14.14'
L11	S00°03'40"E	25.00'	L24	N44°56'29"E	14.14'
L12	N22°09'25"W	3.72'	L25	N45°02'34"W	14.14'
L13	N77°44'58"E	18.36'	L26	N45°02'25"E	14.14'



CURVE TABLE					
C#	LENGTH	DELTA	RADIUS	CH. BEARING	CH. DISTANCE
C1	38.36'	21°58'40"	100'	S78°59'31"W	38.12'
C2	38.36'	21°58'40"	100'	S78°59'31"W	38.12'
C3	57.66'	100°07'10"	30'	N34°57'19"W	49.19'
C4	91.91'	105°31'30"	50'	N32°33'14"W	79.95'
C5	23.09'	63°51'14"	20.72'	N45°46'34"W	21.52'
C6	50.09'	57°23'53"	50'	N67°19'13"W	48.02'
C7	7.88'	90°20'36"	5'	S44°50'51"E	7.08'
C8	7.85'	90°20'23"	5'	S44°50'51"E	7.07'
C9	101.09'	105°00'33"	50'	N57°57'35"E	84.73'
C10	35.55'	67°54'15"	30'	N56°06'33"W	33.51'
C11	7.82'	89°39'24"	5'	N45°09'09"W	7.05'
C12	7.85'	89°59'37"	5'	N45°01'21"W	7.07'
C13	31.42'	180°00'00"	10'	N00°01'09"E	20.00'
C14	31.42'	180°00'00"	10'	S00°07'09"E	20.00'
C15	32.02'	12°13'53"	150'	S83°51'54"W	31.96'
C16	32.02'	12°13'53"	150'	S83°51'54"W	31.96'
C17	50.09'	57°23'53"	50'	N67°19'13"W	48.02'
C18	25.22'	78°54'17"	50'	N18°10'33"W	24.96'
C19	168.09'	58°22'14"	165'	S29°14'47"E	160.92'
C20	11.57'	22°05'45"	50'	N19°06'33"W	11.50'
C21	78.54'	31°37'46"	50'	N44°56'20"E	70.71'
C22	82.81'	31°37'46"	150'	S74°14'47"E	81.76'

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY
PERSONALLY APPEARED JAMES R. HARRIS KNOWN TO ME
TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE
FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT
HE EXECUTED THE SAME FOR THE PURPOSES AND
CONSIDERATIONS THEREIN EXPRESSED AND IN THE
CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND
SEAL OF OFFICE THIS 4th DAY OF December
r. A.D. 2015 .

THENCE N 89°58'51" E, a distance of 95.00', to The Point of Beginning and containing 13.822 Grid ACRES, and 13.826 Surface ACRES of land more or less.

DATE: 12/11/2015

FP14-038

**PAPE-DAWSON
ENGINEERS**

500 WEST 7TH ST | FORT WORTH TEXAS 76102 | PHONE: 817.870.3668
SUITE 350
TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION • 472

DEVELOPER/OWNER:

2929 W. FIFTH ST., #A
FORT WORTH, TX 76107
PHONE: (817)332-9600
FAX: (817)332-8405

FINAL PLAT


LOTS 1-13, 1X, 2X, 3X, 13X, BLK 100;
LOTS 1-27, 1X, 2X, 21X, 27X, BLK 101
LOTS 1-27, 1X, 22X, BLK 102

RIVERCREST ADDITION

AN ADDITION TO CITY OF FORT WORTH,
TARRANT COUNTY, TEXAS BEING A
REPLAT OF BLOCKS 100-102, RIVERCREST
ADDITION AS RECORDED IN VOL. 310,
PG. 91, P.R.T.C.T.

BEING A 13.822 ACRES OF LAND SITUATED IN BRITTON D.
ALFORD SURVEY, ABSTRACT NO. 37,
AND THE NATHAN H. CARROLL SURVEY, ABSTRACT NO. 264
CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

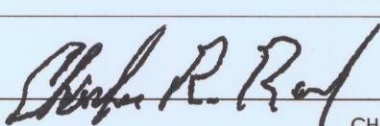
FORT WORTH




CITY PLAN COMMISSION
CITY OF FORT WORTH

THIS PLATE IS VALID ONLY IF RECORDED WITHIN
NINETY (90) DAYS AFTER DATE OF APPROVAL

PLANT APPROVAL DATE: 12/11/2015

BY: 
CHAIRMAN

BY: 
SECRETARY